

Joint Planning Commission Meeting

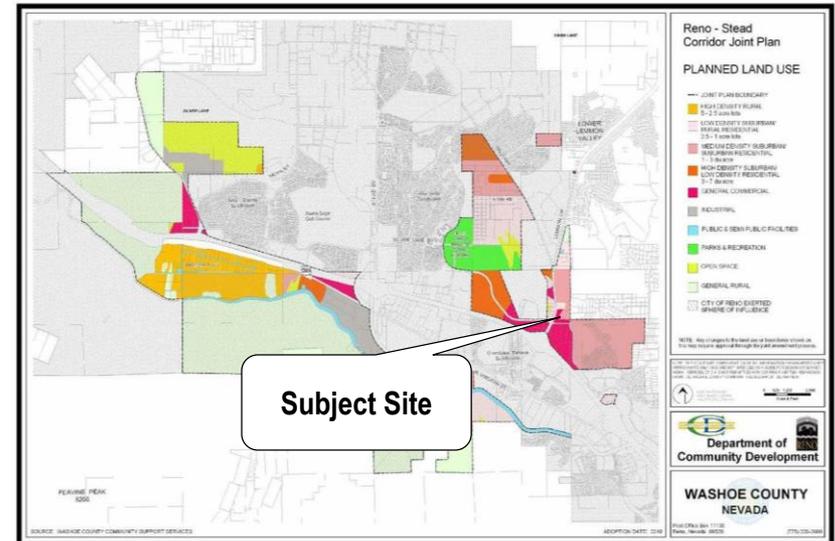
**BUCK DRIVE
MASTER PLAN & ZONING
MAP AMENDMENT**



Project Request

Request to amend the Reno-Stead Corridor Joint Plan

- A **Master Plan Amendment** from Medium Density Suburban/Suburban Residential (1-3 du/acre) to General Commercial.
- A **Zoning Map Amendment** from Medium Density Suburban to General Commercial.



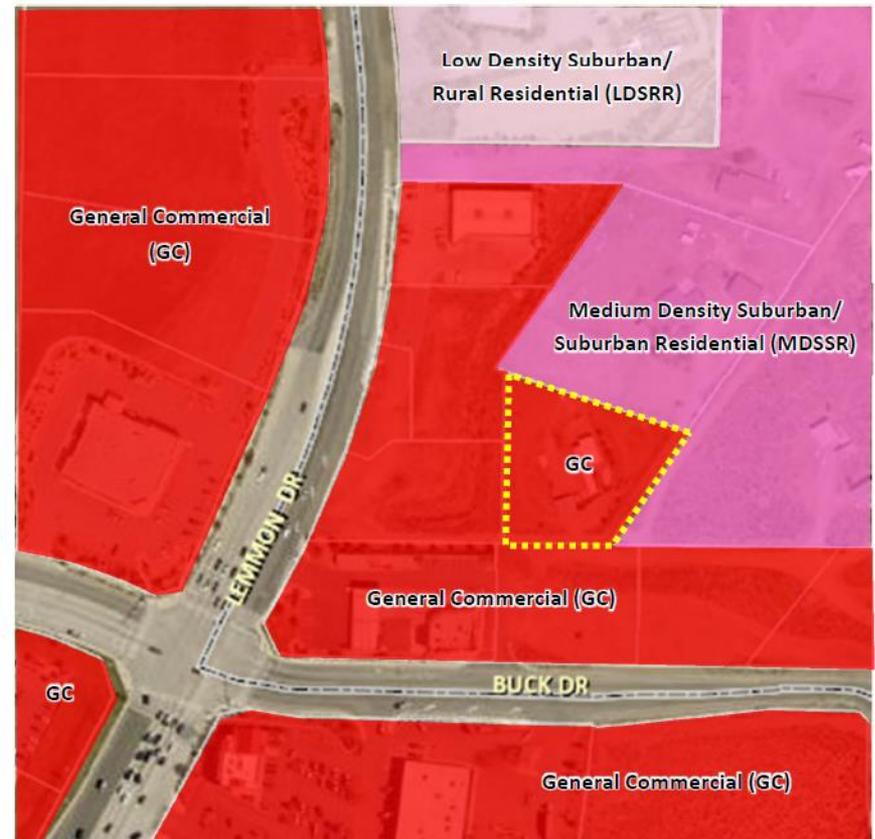
Vicinity Map



Master Plan Amendment

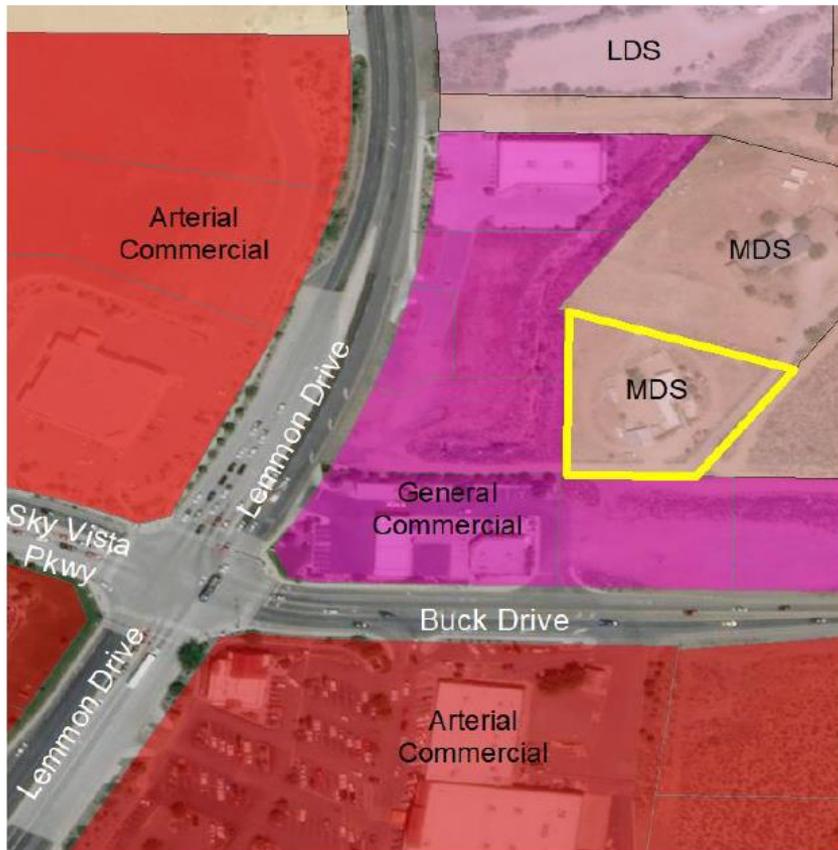


Existing Master Plan

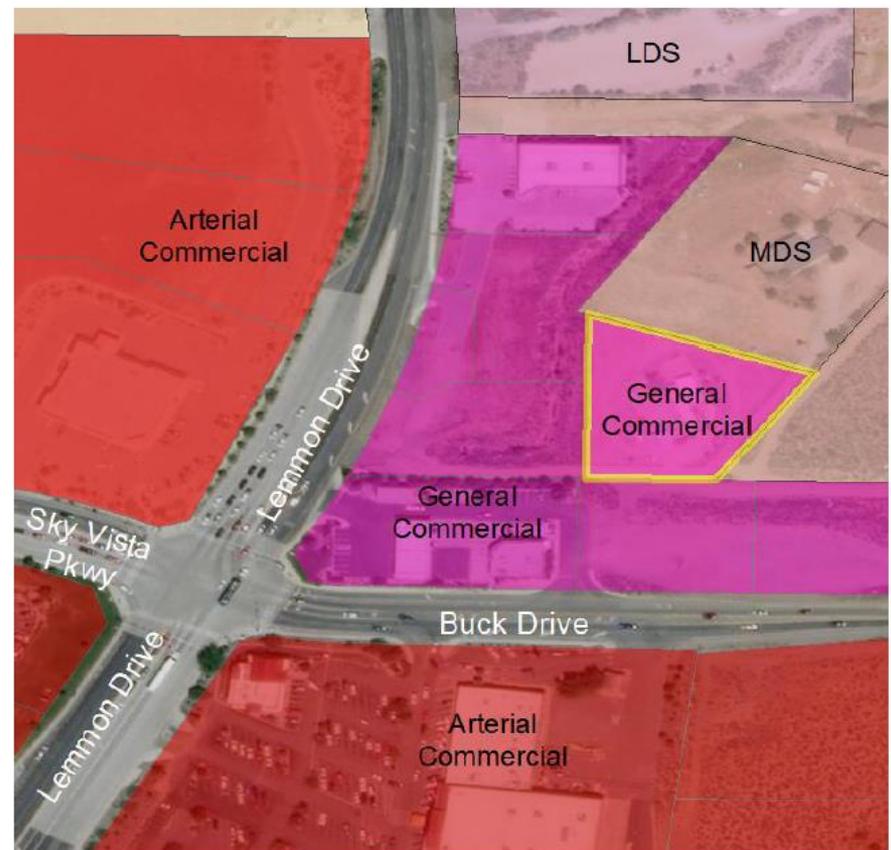


Proposed Master Plan

Zoning Map Amendment



Existing Zoning



Proposed Zoning

Site Access

- Lemmon Drive widening 2017-2021 timeframe.
- Buck Drive widening 2022-2026 timeframe.
- Traffic signal at Lemmon/N. Virginia under design.



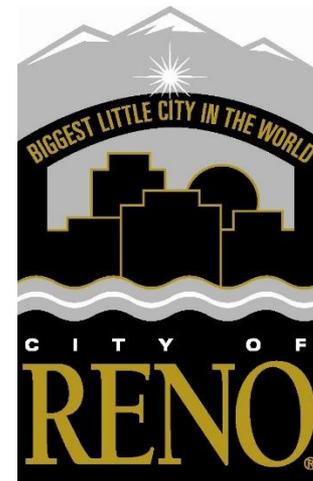
Site Utilities

- **Water** - TMWA
- **Sewer** – Buck Drive Sanitary Sewer Rehab project
- **Sewer Treatment** – Truckee Meadows Water Reclamation Facility
- **FEMA Designation** – Zone X



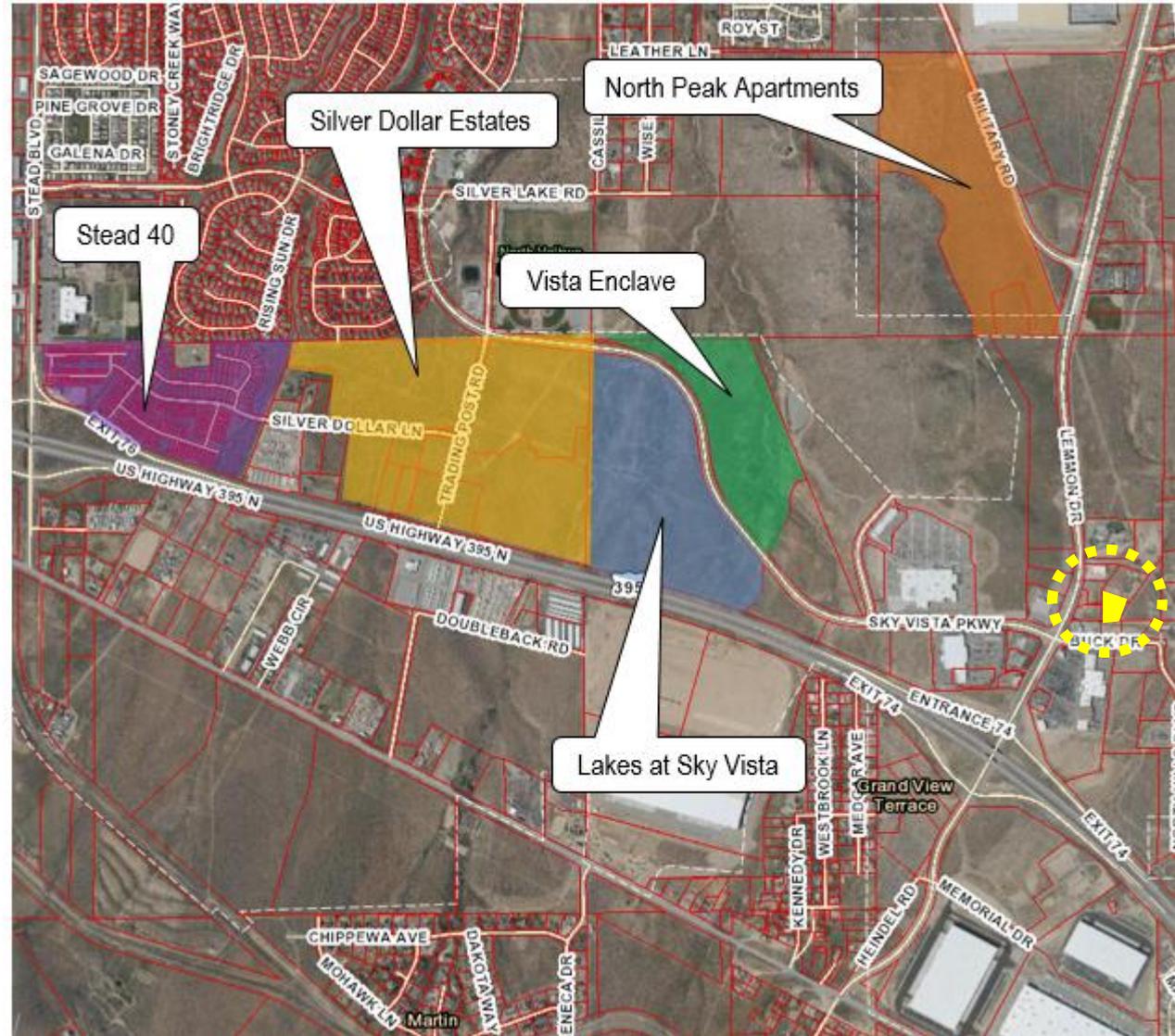
Community Meetings

- February 5, 2019 - Master Plan Neighborhood Meeting
- March 11, 2019 – CAB Meeting
- March 21, 2019 – NAB meeting



Need for Commercial

- Over 1,550 residential units approved and under construction within 1-mile.
- Typical uses could include:
 - Restaurants
 - Commercial
 - Automotive
 - Medical service



Questions?

